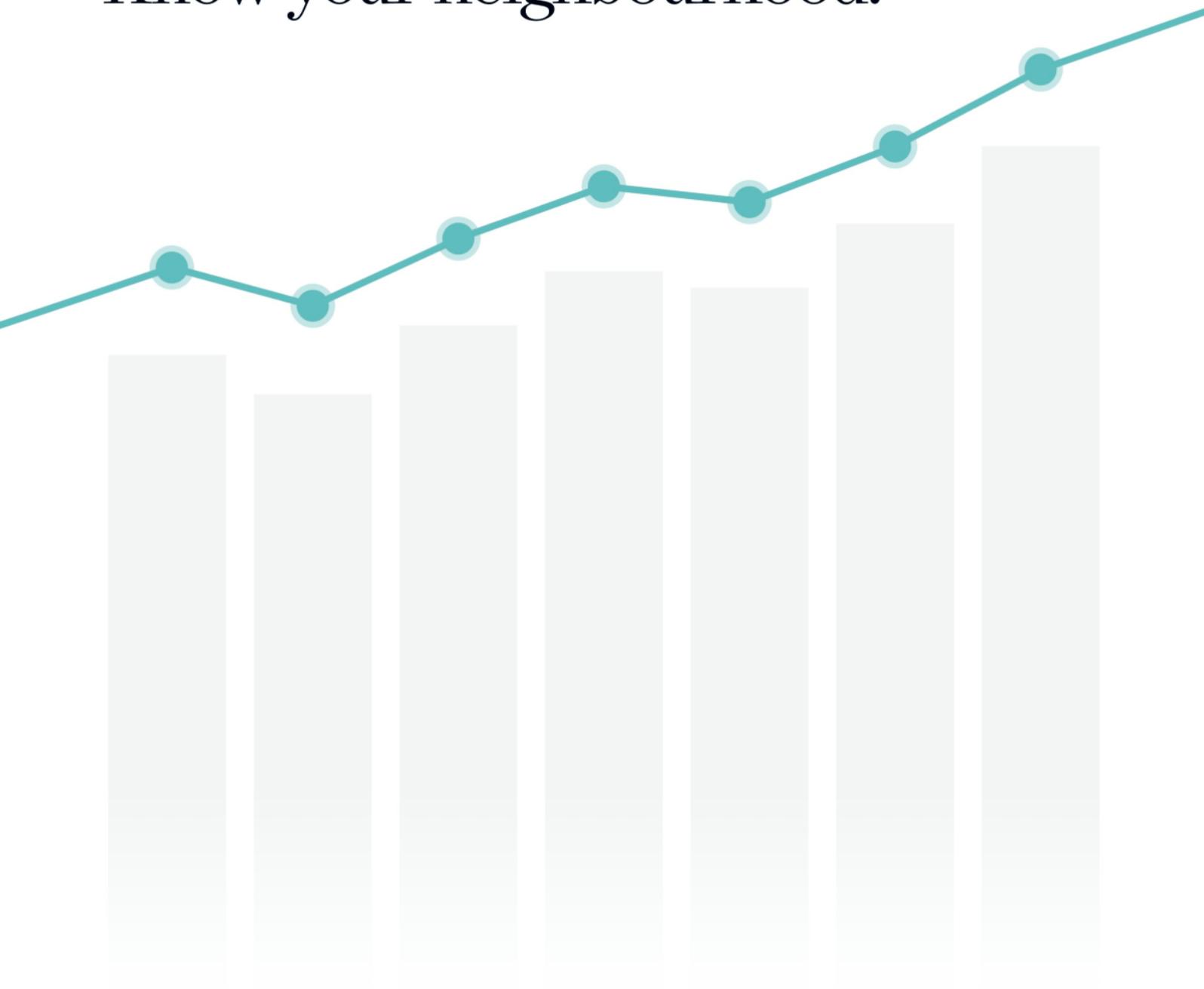


# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.18m**

Quarterly Price Change

**16.63% ↑**

## Median Unit Price\*

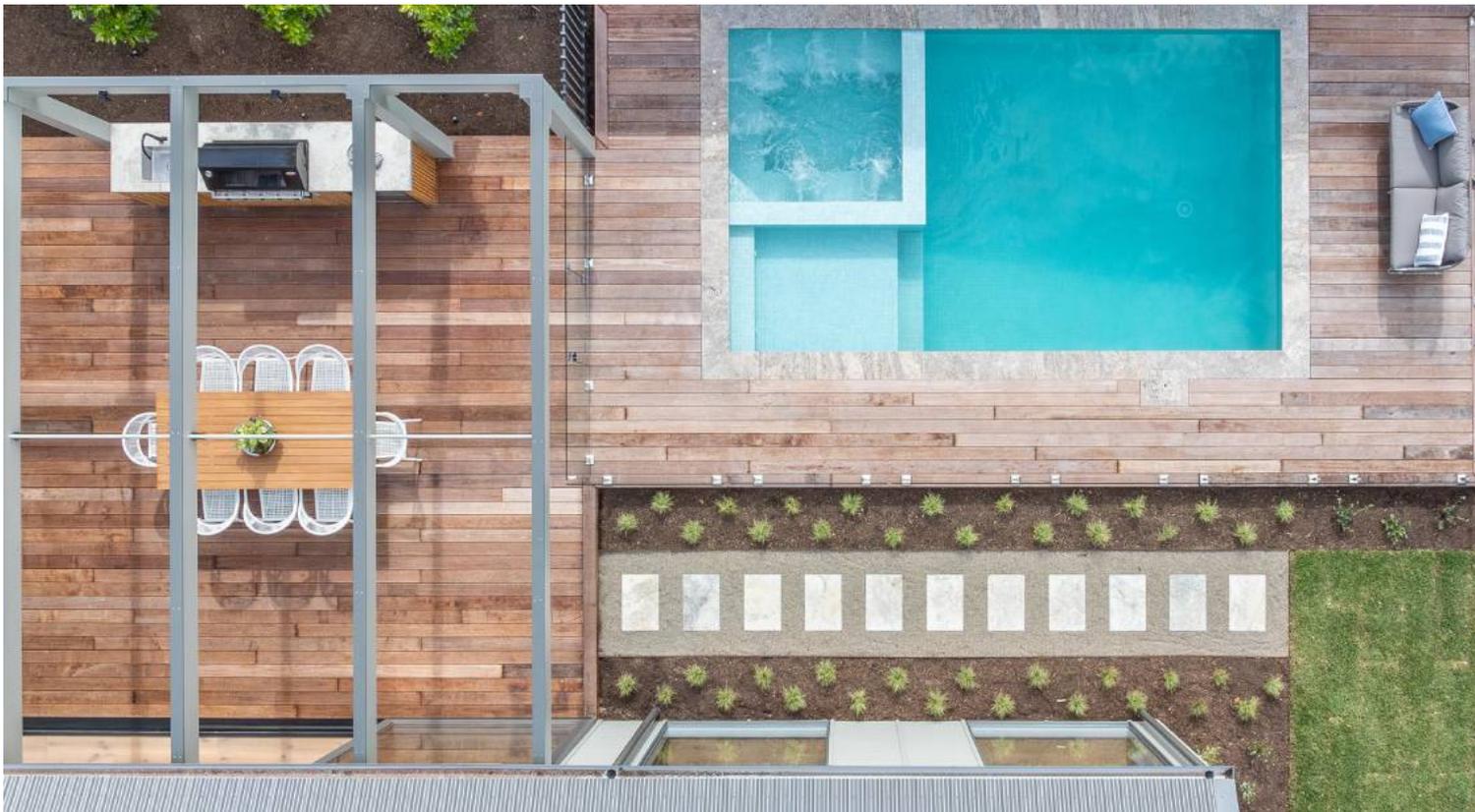
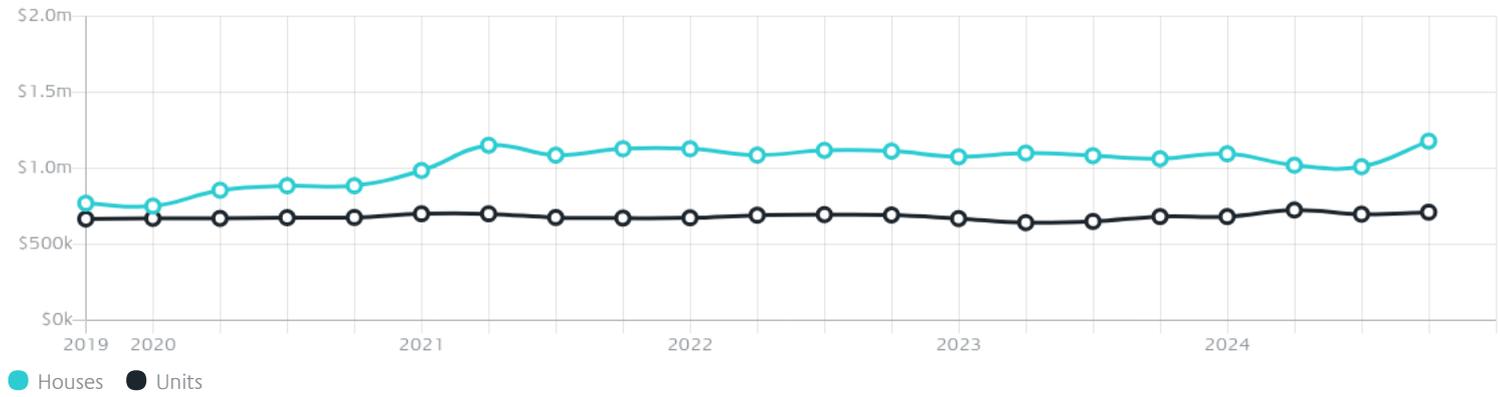
Median

**\$711k**

Quarterly Price Change

**1.93% ↑**

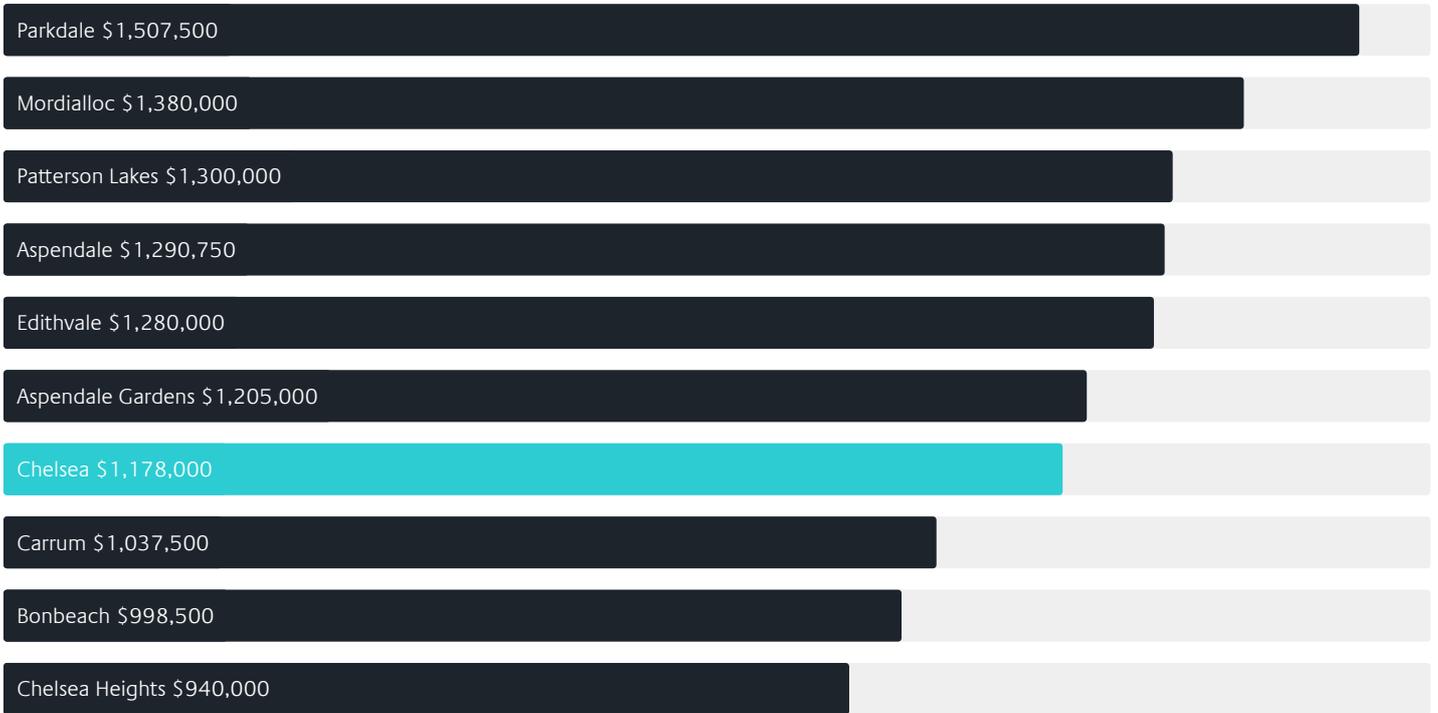
## Quarterly Price Change\*



# Surrounding Suburbs

---

## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method<sup>\*</sup>



● Auction 49%  
● Private 51%

Auction Clearance Rate<sup>\*</sup>

81.82%

Median Days on Market<sup>^</sup>

24 days

Average Hold Period<sup>\*</sup>

6.7 years

## Insights

Dwelling Type<sup>^</sup>



● Houses 35% ● Units 65%

Ownership<sup>^</sup>



● Owned Outright 31% ● Mortgaged 39% ● Rented 30%

Population<sup>^</sup>

8,347

Median Asking Rent per week<sup>\*</sup>

\$650

Median Age<sup>^</sup>

41 years

Rental Yield<sup>\*</sup>

3.41%

Median Household Size<sup>^</sup>

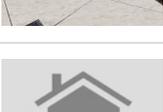
2.2 people

# Sold Properties~

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 1/76 Catherine Av Chelsea	2	Unit	\$661,000	18 Jan 2025
 5 Sturdee St Chelsea	3	House	\$1,455,000	27 Dec 2024
 3/31 Ella Gr Chelsea	3	Unit	\$998,500	18 Dec 2024
 69a Embankment Gr Chelsea	3	House	\$950,000	14 Dec 2024
 4/47 Catherine Av Chelsea	2	Unit	\$485,000	10 Dec 2024
 3/48 Glenola Rd Chelsea	2	Unit	\$712,000	07 Dec 2024
 75 Glenola Rd Chelsea	4	House	\$2,100,000	05 Dec 2024
 120 Ella Gr Chelsea	4	House	\$1,070,000	04 Dec 2024
 1/18 Glenola Rd Chelsea	4	Townhouse	\$1,010,000	30 Nov 2024
 1/26 Sherwood Av Chelsea	2	Townhouse	\$510,000	29 Nov 2024
 2/54 Sherwood Av Chelsea	3	Townhouse	\$885,000	28 Nov 2024
 3/45 Swan Wlk CHELSEA	3	Unit	\$870,000	28 Nov 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 5 Baxter Ct Chelsea	2	Unit	\$580,000	26 Nov 2024
 1/3 Sherwood Av Chelsea	2	Unit	\$615,000	22 Nov 2024
 74B Glenola Rd Chelsea	4	Townhouse	\$1,370,655	21 Nov 2024
 2a Fowler St Chelsea	4	House	\$1,400,000	18 Nov 2024
 3/4 Ella Gr Chelsea	3	Unit	\$964,000	16 Nov 2024
 21 Cross Rd Chelsea	3	House	\$905,000	16 Nov 2024
 69 Glenola Rd Chelsea	3	House	\$1,178,000	14 Nov 2024
 14 The Strand Chelsea	3	House	\$1,770,000	14 Nov 2024
 5/12 Embankment Gr Chelsea	2	Flat/Unit/Apartment	\$600,000	12 Nov 2024
 6/13-17 Fowler St Chelsea	2	Unit	\$631,000	09 Nov 2024
 7/17 Golden Av Chelsea	2	Unit	\$718,000	09 Nov 2024
 12 Swan Wlk Chelsea	2	House	\$1,100,000	06 Nov 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2/45 Sherwood Av Chelsea	2	Unit	\$550,000	30 Oct 2024
 8 Swan Wlk Chelsea	4	House	\$1,150,000	29 Oct 2024
 4/24 Sherwood Av Chelsea	2	Unit	\$595,000	29 Oct 2024
 3/5 Stayner St Chelsea	3	House	\$1,140,500	26 Oct 2024
 43 Kangaroo Rd Chelsea	3	House	\$1,283,000	26 Oct 2024
 3/14 Argyle Av Chelsea	3	Strata Unit/Flat	\$1,045,000	26 Oct 2024
 48 Baxter Av Chelsea	2	Villa	\$825,000	19 Oct 2024
 1/40 Ella Gr Chelsea	4	Townhouse	\$1,305,000	19 Oct 2024
 5/31 Argyle Av CHELSEA	2	Unit	\$554,000	19 Oct 2024
 41 Blantyre Av Chelsea	3	House	\$930,000	18 Oct 2024
 5/15 Shenfield Av Chelsea	2	Flat/Unit/Apartment	\$720,000	16 Oct 2024
 5/15-17 Shenfield Av Chelsea	2	Unit	\$720,000	16 Oct 2024



Mentone Office  
99a Balcombe Road, Mentone  
(03) 9585 5667

[jelliscraig.com.au](http://jelliscraig.com.au)

Data is current as of PDF generation date 20/01/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.